

# TRUSTEES' PUBLIC SALE

— OF —

## Valuable Farm

Located at Clemsonville, Johnsville district, Frederick county, Maryland, near Union Bridge on the State Road leading from Unionville to Union Bridge, known as the Dennis D. H. Clemson, James Clemson, Clarence L. Clemson and Laura A. Clemson Plaine farm.

By virtue of a decree of the Circuit Court for Frederick County, Maryland, passed on the 20th day of July, 1943, being No. 14,940 Equity upon the Equity Docket of said Court, the undersigned, Trustees named in said decree, will sell at public auction on the premises on

SATURDAY, AUGUST 21, 1943

at 2:30 o'clock P. M., all that valuable farm and improvements thereon situate in Johnsville District, Frederick County, Maryland, along the State Road from Unionville to Union Bridge, bounded by the public County road that approaches Clemsonville from the East, said road bounding said farm to the former Hopewell School House, then directly Northeast on south side of road toward Sam's Creek Church and Cemetery, said whole tract containing 144 3/4 acres and 19 sq. perches of land, more or less, as will appear from a survey and plat recently made by Prof. John J. John, which will be exhibited at the time of sale, together with all road and water easements thereto belonging.

As a part of this tract, and to be offered both separately and with the whole farm there are at Clemsonville a tract of land of 1 1/4 acres and 32 sq. perches, on which there is a dwelling house with a storeroom attached, well of water, small barn and garage; adjacent thereto, a cottage and garage with 5 1/4 square perches of land attached.

These two houses will first be offered separately; then all three tracts will be offered together and sold to the highest bidder.

The improvements on the farm consist of a large brick dwelling house, medium sized bank barn and other necessary outbuildings. There is a large stream of water that flows through a fine meadow of about 20 acres. The growing crops are all reserved, as is also the wire fence on the west side of the store lot, and all personal property (including cut wood and posts) on the farm and in the several buildings and cottage, dwelling house and storeroom. The farm is under tenancy to April 1, 1944, the purchaser to take the place of the landlord in the pitching of the fall crops. Further information may be had by inquiring of the Trustees. Taxes to be adjusted to day of sale.

TERMS OF SALE as prescribed by the decree:—One fourth cash upon the day of sale or on the ratification thereof by the Court. Residue in six months after day of sale, the purchaser or purchasers giving his, her or their note with approved security and bearing interest from day of sale, or all cash at the option of the purchaser or purchasers.

A deposit of \$1,000 will be required of the purchaser on the Farm at the time of sale, as well as a deposit of \$150 (if sold separately) on the store property, and \$50 on the cottage property.

All expense of conveyancing, including State and Federal Revenue Stamps, will be at the expense of the purchaser or purchasers.

CHARLES O. CLEMSON  
D. PRINCETON BUCKEY

Murray C. Bohn, Auct. Trustees.  
Charles O. Clemson, Attorney  
Westminster, Maryland Phone 118

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LIBER

16

PAGE 27

Union Bridge, Md.,

August 20, 1943

This is to certify that the annexed *Trustee's Sale*  
*Charles O. Clemson and D. Princeton Bucky*  
has been published in the PILOT, a newspaper printed and published at

Union Bridge, Carroll County, Maryland, for *three* successive weeks  
previous to the *21* day of *August* 1943.

PILOT PUBLISHING CO.

By *[Signature]*

*Ex. 2*  
*Filed Aug. 26, 1943.*

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